

NO TRANSFER
TAX PAID37-135-12
37-135-13
37-135-14WARRANTY DEED
Know All Men By These Presents
031097

That I, **Richard W. Banks** of Oakland in the County of Kennebec and State of Maine, in consideration of ONE DOLLAR (\$1.00) and other valuable consideration paid by **Mainely Rental, Inc.**, a Maine corporation, with a place of business in the Town of Oakland, County of Kennebec and State of Maine, and whose mailing address is RR 1, Box 4755, Oakland, ME 04963, the receipt whereof I do hereby acknowledge, do hereby GIVE, GRANT, BARGAIN, SELL AND CONVEY unto the said Mainely Rental, Inc., its successors and assigns forever.

THE UNITS known and designated as Unit One, Unit Two and Unit Three in Building #2 in NEW HORIZONS PROFESSIONAL OFFICE CONDOMINIUM, located in Waterville, County of Kennebec and State of Maine, as shown on the Condominium Plat and Plans by A.E. Hodsdon, Consulting Engineers, entitled "New Horizons" Professional Office Condominiums and filed in the Kennebec County Registry of Deeds in Plan File E-87062 thru E-87064 and Plan File E-88166 and by Rowe & Wendell, Surveyors, and John Whipple Architects in Plan Files E-90273 thru E-90277. Specific reference is made to the NEW HORIZONS PROFESSIONAL OFFICE CONDOMINIUM Declaration under the Maine Condominium Act of the Revised Statutes of the State of Maine, which Declaration is dated May 12, 1988, and recorded in said Registry in Book 3346, Page 105 and re-recorded in Book 3362, Page 33, and amendment thereto, dated August 5, 1988 and recorded in the Kennebec County Registry of Deeds, Book 3602, Page 203 and re-recorded in Book 3407, Page 265, and an amendment dated September 6, 1990 and recorded in said Registry in Book 3844, Page 71 and the same are incorporated by reference herein. The aforesaid Plat and Plans are Exhibit C to the Declaration.

ANY AND ALL rights, easements, privileges and appurtenances belonging to the Unit are hereby conveyed. This conveyance is subject to the terms, conditions, agreements, covenants, restrictions, obligations and easements contained or referred to in the above-referenced Declaration.

Richard Banks acquired said condominium units as the transferee of certain development rights and special declarant rights in an instrument dated June 4, 1990 and recorded in the Kennebec County Registry of Deeds in Book 3796, Page 324. Richard Banks, as successor declarant, built, created and declared said units in the Second Amendment to the New Horizons Professional Office Condominium recorded in said Registry in Book 3844, Page 71.

37-135-12
37-135-13
37-135-14

TO HAVE AND TO HOLD the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said Mainely Rental, Inc., its successors and assigns, to it and its use and behoof forever.

AND I do COVENANT with the said Grantee, its successors and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances, EXCEPT AS AFORESAID; that I have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that me and my heirs shall and will WARRANT and DEFEND the same to the said Grantee, its successors and assigns forever, against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, I, the said Richard W. Banks has hereunto set my hand and seal this 29th day of November, 1994.

Signed, Sealed and Delivered
in the presence of

5721
Witness

Richard W. Banks
Richard W. Banks

STATE OF MAINE
County of Kennebec, ss.

November 29, 1994.

Personally appeared before me on the day and year aforesaid the above-named, Richard W. Banks, and acknowledged that the foregoing instrument to be his free act and deed.

Before me,

5721
Notary Public



RECEIVED KENNEBEC SS.

94 DEC -1 AM 9:00

ATTEST: Thomas R. Munn
REGISTER OF DEEDS

Stephen F. Dubord
Notary Public Attorney at Law
My Commission Expires
September 4, 2001